

MORE INQUIRY FOR PROPERTY AT THE CAPITAL

Better Weather Stimulates Investors and Speculators.

REALTY NEAR STATION

Much Held for Hotel Sites.
Alexandria's New Union Depot.

If good weather continues for any length of time, the real estate dealers say, there is hope for a good spring business. The week has been one of the dullest on record, the only notable transaction to break the monotony of "nothing doing" being the purchase of the Lawrence Hotel by Mr. Munsey. The advent of clearing skies has brought to many real estate offices a considerable number of inquiries for properties in nearly all parts of the city, more especially, however, in the northwest. These inquiries relate to both improved and unimproved property, the former being mostly desired for residence and investment, and the latter for speculative holding or building. As regards the last named, it appears to run in the direction of moderately cheap apartment houses, though several well-known builders contemplate the further erection of small private dwellings that can be let at low rentals. All this, of course, if the master builders' bill is "a dead 'un."

Union Station Hotels.

Much interest continues to be taken in the development of real estate in the vicinity of the new Union Station. Several brokers have in their hands properties around there that would furnish admirable sites for large hotels, and they have not given up the hope that some enterprising men may yet be found who will recognize the advantages and profits that can be reaped from such investments. They point to the fact that in nearly every large city of Europe, and in some in this country, the railway stations are surrounded by hostleries of the very best kind, which are patronized fully as much as the hotels located farther "up town." In some cases these hotels are erected by the railway companies themselves, and leased to competent and responsible managers for a term of years, and those conversant with the facts declare that this arrangement is generally found to be mutually satisfactory.

Most of the property thus held near the Union Station is held at fairly stiff prices, the brokers in whose hands it is contending that time will justify patience in this respect.

New Times Home.

Much gratification is expressed by business men generally at the purchase of so prominent a site as the Lawrence Hotel property for a new home for The Times. It is conceded on all sides that a more eligible location would be difficult to find in the District for newspaper purposes. In close proximity to all street car lines, to the principal hotels, and theaters, to nearly all the Government departments, and directly opposite of the new Municipal Building it will speedily become one of the landmarks of that part of Pennsylvania Avenue where there is at its greatest width. The site lends itself readily to any plan the architects charged with the preparation of a design may wish to pursue, the lot being unusually straight and having an area of nearly 12,000 square feet. When The Times moves into its new home it will follow the general trend of westward progress, and will be in the very heart of the city's busiest portion.

Alexandria's Union Station.

The new Southern Railway station at Alexandria, which is rapidly nearing completion, is one of the most handsome and modern stations in the South. With large and commodious waiting rooms and train shed, convenient ticket offices, baggage and express rooms, and supplied with every modern convenience, it cannot but add materially to the historic old city.

It is situated on King Street extended, over which street the new double track for passenger trains passes on a handsome new steel bridge. Approaching the new station from the south, the tracks pass under Duke Street, thus avoiding grade crossings. The new station is to be used jointly by the Southern Railway and the Washington-Southern Railway.

Building Enterprises.

Among the building enterprises projected for the immediate future are five apartment houses at 1644 to 1652 Kennebec Avenue. They will be built by L. E. Breuninger, the plans being drawn by Architect N. R. Grimm. They will be 20 by 44 feet in dimension, three stories and cellar, and will have brick and stone fronts. The cost of this improvement will be about \$45,000.

Architect Julius Wenig is preparing plans for three dwellings at 111 to 115 Rhode Island Avenue northwest. They will be built by Peter Fersinger, and are to be two stories, with cellar and attic. The cost will be about \$25,000.

Middaugh & Shannon intend to build ten three-story houses on Bates Street, between North Capitol and First Streets northwest.

Harry Wardman is to build eighteen three-story houses on First Street, between W and Albany, and eight two-story and attic houses are to be built on W Street, west of First, by M. H. Herriman.

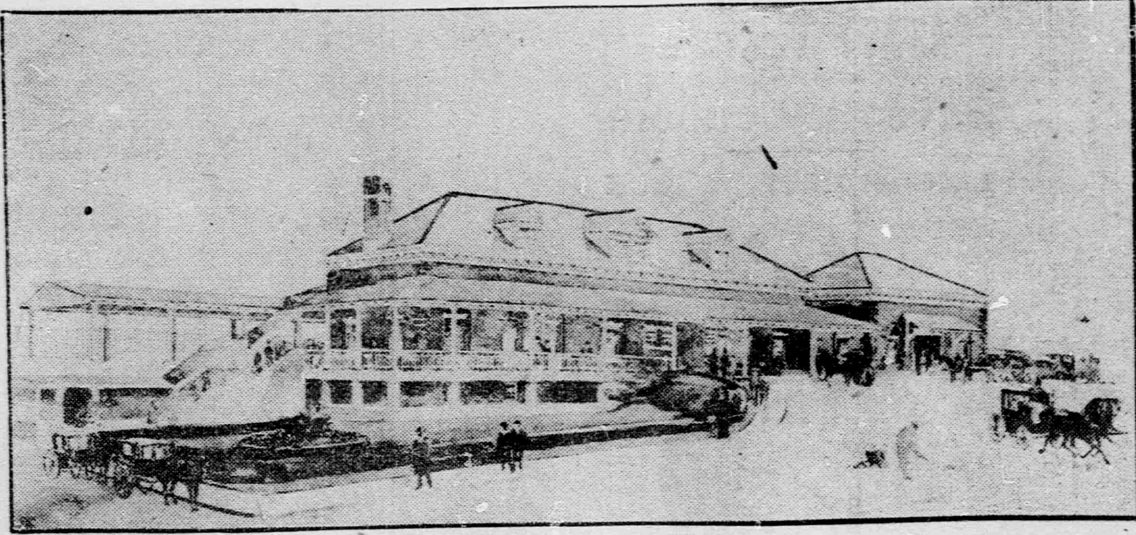
Bates Warren is reported to have bought the Sheekels property at the northeast corner of Eleventh and N Streets northwest. It is 100 feet square and will lend itself admirably to the erection of a large apartment house which, it is said, Mr. Bates intends to build on the same.

Mrs. Jenness Miller has bought a lot at the corner of Massachusetts Avenue and Decatur Street, through Herbert A. Gill, in connection with Murray A. Cobb, real estate brokers. It has a square area of 5,733 feet and it is said to be Mrs. Miller's intention to improve it for residential purposes.

Capital Traction Barns.

The deed conveying from E. Francis Saul, Frances E. Saul, and others to the Capital Traction Company part of the tract known as Maple Grove, on

NEW RAILROAD STATION



TO BE LOCATED AT ALEXANDRIA.

Handsome Edifice in the Virginia City That Will Be Occupied by the Southern Railroad.

the Piney Branch Road, was placed on record yesterday. This property, as has heretofore been mentioned in The Times, is to be occupied by car barns to be erected by the railway company just as soon as the work of extending Fourteenth Street is under way. The price paid for the property was \$30,000, and as about eighteen acres were bought, the price per acre is about \$3,000.

Real Estate Transfers.

Chesapeake and Ohio Canal—Edwin Warfield et al. (board of public works of Maryland) to Fairfax S. Landstreet, all interest in property of Chesapeake and Ohio Canal Company, \$155,000. Washington Heights—Emma S. Brington to Annie Burritt, lot 33, block 7, \$10. Twenty-second Street northwest, between I and K Streets—Annie C. O'Neill (own right and guardian) to Manning W. Fernandez, part original lot 10, square 5, \$10.

Moore & Barbour's Addition—John G. Campbell to Charles S. Eby, lot 83, block 4, \$10.

1014 First Street southwest—Rudolph Saur to Sylvester Peck, lot 7, square 740, \$10.

Ninth Street northeast, between F and G Streets—James A. Crystal et ux, to Zachariah E. House, part lot 136, square 740, \$10.

Fourteenth Street extended—B. Francis Saul et al. to the Capital Traction Company, part of Pleasant Hills, known as Maple Grove Farm, \$50,993.17.

Bloomington—George B. Bloomer to William N. Grimes, lot 105, block 11, \$4,600.

Mount Pleasant and Pleasant Plains—Mark F. Finley et ux, to Lewis E. Breuninger, lot 77, \$10. Edward J. Stellwagen et al., trustees, to same, lot 76, \$10.

Fifth Street northeast between K and L Streets—George C. Pumphrey et al. to Hannah Morrissey and Mary Morrissey, lot 27, square 906, \$10.

Twelfth Street northwest between G and H Streets—Lewis E. Breuninger et ux, to Mark F. Finley, lot 10, square 219, \$10.

South Grounds Columbian College—Edmund Brady to Washington National Building and Loan Association, lot 20, \$10.

BOILERMAKERS' UNION SUSPENDS PRESIDENT

KANSAS CITY, Mo., Jan. 21.—President John McNeil, of the International Boilermakers and Shipbuilders' Union, has been suspended from office by the executive council of that organization. The members charge that McNeil has not worked for the best interests of the union in the recent Union Pacific strike. President McNeil lives in Kansas City.

FORMER WASHINGTONIAN KILLED IN R. WRECK

C. L. Bowman, formerly of this city and a brother of the late Newton H. Bowman, also of Washington, was killed in a railroad wreck yesterday at York, Pa.

Mr. Bowman was superintendent of the Richmond Locomotive Works, Richmond, Va.

BARRACKS AT MIDWAY.

Congress yesterday asked by the Secretary of the Navy to appropriate \$100,000 for the construction of officers' quarters and marine barracks at Midway Island.

Residences for Sale.

The H. R. Howenstein Company, 1314 F Street, northwest, announce the completion and readiness for sale of a number of low priced residences in this city. They have also prepared an extensive list of the houses for which they are sales agents, all being in perfect sanitary and artistic condition. The properties afford one of the choicest real estate investments of the present time, and will be sold on very easy terms.

FOR SALE—HOUSES.

Can't Be Beat!

Prices, \$4,650 & \$4,850.

Terms, \$500 Cash.

\$25 Monthly.

114-118 W St. N. W.

(No. 114 Has Side Lights.)

Two-story and attic (finished), affording 4 bedrooms, parlor, reception hall, dining-room, pantry, and kitchen. This floor, except kitchen, finished in hardwood. Tiled bath. 2 stairways. 2-story rear porch. Concrete cellar under entire house. Deep yard to alley. Plate-glass storm doors; tiled vestibule. Pretty mantels and mirrors. Papered to suit.

FRONTS OF RED PRESS BRICK, BROWNSTONE TRIMMINGS. These houses are located in a strictly 2-story section. By reason of a close purchase of the ground the owner is enabled to offer you a house equal to any \$5,000 house at the above low prices and terms.

Blundon, O'Brien
& Beit, Inc.,
1220 G N. W.

LIVE FAIRLY WELL ON A QUARTER

Hotels for Girls Where Five
Nickels Do Each Day.

LONDON, Jan. 21.—Lord Radstock has just opened a hostel for working girls in the Clapham Road.

Like Rowton Houses, the Victoria Hostel, as it is named, is to be self-supporting. It is, indeed, the beginning of a great scheme for the housing of the working girls of London, for Lord Radstock intends to build shortly a many-storied hostel for girls in Newington Causeway.

Meanwhile Lord Radstock's paying guests in the Victoria Hostel will have every comfort at a minimum cost.

A Commodious Hostel.

The hostel is a commodious one-story building, surrounded with ivy-clad walls and approached by a long carriage drive. In a few months the garden—which will be used as a tea garden in warmer weather—will be ablaze with tulips.

An immense marble-lined skating rink, on which 5,000 people would find ample standing room, is one of the features of

the hostel. Swings and gymnastic apparatus will be put up, and the girls provided with roller skates.

Bright, well furnished sitting rooms and class rooms, a work room for sewing, a boot room in which the girls can clean their boots, and a laundry fitted with wringer, washer, and ironing tables are provided. The cubicle bedrooms are light, airy, and comfortable, and hot water and baths are free.

What It All Costs.

Lord Radstock has solved the problem of how to live on 25 cents a day. For less than a dollar a week board is provided—at a pinch. For an extra shilling—making \$1 a week—the matron will undertake to feed her boarders royally.

All the food is obtained at the restaurant bar, which is open from 7 in the morning until 9:30 at night.

A pot of tea costs 2 cents. A three-course dinner, consisting of soup, steak, pudding, and fruit pie, can be obtained for 8 cents. Roast beef or pork, two vegetables, and plum pudding cost only 12 cents. Irish stew is 4 cents, and all puddings 2 cents.

Plenty of Liberty.

Lord Radstock allows his girl boarders plenty of liberty. The rules are few and not irksome. Lights are out at 10:30, but permission to stay out till later can be obtained from the matron. Visitors are permitted, but male guests are received in the hall.

There is no age limit for the boarders. The hotel is meant for such working girls, machinists in city factories, waitresses, and typists as can give references as to respectability.

FOR SALE—HOUSES.

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HOMES OR INVESTMENTS

PAYING 20% NET

An exceptional opportunity to secure a modern, comfortable, cozy home in a first-class neighborhood, with pleasant surroundings, convenient to cars, schools, stores, and churches; convenient to the different departments, AT AN EXTREMELY LOW PRICE. A reliable builder having secured a tract of ground at a very low price—some say one-half of its real value—has erected thereon modern, eleven-room houses, with all conveniences, which he offers for sale at a price \$1,000 to \$1,500 less than you could buy a lot and have the building erected for. As a matter of fact it would cost you more than the price to build the house alone. Attractive fronts, Roman brick, stone porch, stone steps and trimmings; each house contains eleven rooms, two bath rooms, rear porches, cabinet mantels, electric lightings, all rooms nicely papered; cellars, furnaces, etc.

Built to Accommodate Two Families

Houses arranged like these fill a much-needed want in this city. Heretofore it has been the custom for parties, wishing to live economically, to rent two or three rooms in a large house, paying from \$15 to \$20 for such poor accommodations; perhaps using a hall room for a kitchen, using one bath room in common with three or four other families in the same house. These buildings are arranged for two families, one on each floor, having separate bath rooms, kitchens, porches, private cellars, each apartment having its own furnace, private entrance front and rear. Buildings of this character have rented readily, and will always continue to do so.

These Are the Lowest-Priced Two-Family Houses in the City Price \$5,000 Each

Renting for \$45.00 each—\$23.00 for the upper floor and \$22.00 for the lower floor.

REASONS WHY YOU SHOULD BUY FOR A HOME

You can occupy one floor of six rooms, private bath, cellar, rear porch, furnace; you receive a monthly income from the other floor of \$22.00, this will pay the interest on trust of \$3,500, taxes and insurance. By applying the amount you are now paying for rent for the house you live in, you can pay for this two-family house; in a few years you will own a property bringing in a monthly income of \$45.00; you can then take the rent and live in an \$8,000 house. You are perfectly safe in undertaking to purchase this property; in other cities persons with limited means will not buy anything but two-family houses, relying on one floor to pay expenses. It is less of an undertaking to purchase one of these houses at \$5,000 than it would be to buy a six-room house at \$3,000.

REASONS WHY YOU SHOULD BUY FOR INVESTMENT

Forty-five dollars a month is a large income to receive from a \$5,000 property, many persons do not receive any more from houses costing them \$8,000 and \$10,000.

By making a cash payment of \$1,500, and assuming a first trust of \$3,500 at 5 per cent you receive a net income of over 20 per cent on \$1,500 invested.

First trust of \$3,500 at 5 per cent.....	\$175.00
Taxes and insurance.....	45.00
Total per year.....	\$220.00
Annual rental.....	\$540.00
Expenses.....	220.00
Net income on \$1,500.....	\$320.00

YOU REALIZE AS MUCH ON \$1,500 AS OTHERS DO ON \$6,000 LOANED AT FIVE PER CENT.

It will be to your interest to call at our office for further particulars.

STONE & FAIRFAX

804-806-808 F Street N. W.

ALEXANDRIA NEWS NOTES

ALEXANDRIA, Va., Jan. 21.—Lawrence Bright, was arrested by the police tonight on the charge of attempting to assault his wife. When he was arrested it was found that his hand had been badly cut. He was taken to the Alexandria Hospital, where his wounds were dressed.

DEAD BESIDE RAILROAD.

The remains of an unknown negro were found beside the railway track at Seminary Crossing, in Fairfax county, this evening. No one was able to identify the body. It is said the man went to sleep on the railroad track and was run over by an engine. There were no witnesses to the accident.

SAID HE WAS ASSAULTED.

A negro, Jack Washington, was brought to the police station tonight by Conductor Travers, of the electric road in a badly battered condition. The negro claimed that he had been assaulted while on the electric cars between this city and Washington.

IN CORPORATION COURT.

In the corporation court today, Judge Louis C. Barclay presiding, an order was entered reappointing J. M. Johnson, F. J. Davidson, and J. C. Milburn commissioners of pensions for the city of Alexandria.

The case of G. A. Smith vs. the Alexandria Shoe Company, a motion that a receiver be appointed for the defendant company was filed; case was continued until the 30th inst.

SALES OF PROPERTY.

C. C. Carlin bought at public auction from R. F. Knox, auctioneer, a quarter of a square of ground at the southwest intersection of Alfred and Wilkes Streets. The property was sold for \$200 and Caton, commissioners of sale, and brought in the sum of \$1,235.

VISITATION TO HENRY LODGE.

On next Wednesday, C. B. Marshall, District Deputy Grand Master of the Masons, will pay a fraternal visit to Henry Lodge of Fairfax. A large delegation from Alexandria, Washington and Andrew Jackson lodges of Masons will accompany him.

FUNERAL OF MR. ENNIS.

The funeral of the late William Ennis took place from his home in South Lee Street this afternoon. The Rev. F. J. Brooke, pastor of the Presbyterian Church, officiated and the pallbearers were B. F. Bettis, P. F. Gorman, J. W. Garner, G. William Ramsay, W. H. Yeatman and W. A. Smoot.

HURT GETTING OFF TRAIN.

While attempting to alight from a moving train at the intersection of Prince and Henry Streets today, Henry Davis, a Southern Railway employe,

was thrown to the ground and badly cut and bruised about the face and body.

THE REV. MENFEE TO PREACH.

At the First Baptist Church the Rev. Flourney Menfee, president of the Washington College, will preach at all the services tomorrow.

FUNERAL OF MR. KIRBY.

The funeral of the late Norfolk Kirby took place from Demaine's funeral rooms this afternoon, and was attended by many friends of the deceased. The Rev. Father Cutler, pastor of St. Mary's Church, officiated, and the pallbearers were members of the Veteran Hydrant Firemen's Association. The interment was made in St. Mary's Cemetery.

STRICKEN WITH PARALYSIS.

Thomas Walsh, of Burgundy, Fairfax county, was stricken with paralysis yesterday, and his condition is critical. The stroke affected his left side. Dr. Jones rendered medical assistance.

PARK AGNEW RESIGNS.

The Hon. Park Agnew is an interview today announced that he had sent to the proper authorities his resignation as chairman of the State Republican committee, to take effect at once. Mr. Agnew left this morning to attend a meeting of the committee, which will be held at Lynchburg today.

COUNT GEORGE CASTRIOTA, KING OF ALBANIA, DEAD

ROME, Jan. 22.—A telegram from Naples states that Count George Castriota, who described himself as the descendant of the celebrated Scanderbeg, and who aspired to become King of Albania, is dead.

Count Castriota was in constant communication with the Albanian revolutionary committees. He had also many sympathizers among the Italian Republicans.

RICHMOND WOMAN CHARGED WITH MURDER OF HUSBAND

RICHMOND, Mo., Jan. 21.—Mrs. Emmet Perdue has been arrested on a warrant issued by the prosecuting attorney. She is charged with the murder of her husband, Dr. Emmet Perdue, who was shot in the back of the head as he lay asleep last Monday morning.

WANTS DIVORCE FOR CRUELTY.

Josephine L. Hoff has begun suit against William V. Hoff for limited divorce, on the ground of cruelty. They were married in 1899 in Spotsylvania county, Va. L. Cabell Williamson is counsel for the complainant.

FOR SALE—HOUSES.

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H. R. HOWENSTEIN CO., 1314 F ST. N. W.

REAL ESTATE



MY! What a stack of rent receipts I have accumulated in the past ten or twenty years, and the amount of money they represent!

Had this amount been applied to the purchase of a home it would have been paid for, long ago.

New Brick Cottages,

Columbia Heights,

\$3,350

\$100 CASH.

\$27.50 MONTHLY.

Princeton and Dearborn Streets, Between
Brightwood Ave. (7th St.) and 11th St.

6 ROOMS—LARGE PANTRY—PORCELAIN BATH—WIDE PORCHES—CONCRETE CELLAR—FURNACE.

THEY ARE MODERN AND COMPLETE.

TAKE 14TH ST. TO PRINCETON, WALK EAST—OR 9TH ST. CARS, TRANSFER TO BRIGHTWOOD AVE.

THE NEW 11TH ST. LINE RUNS DIRECTLY BY THESE HOUSES.

Sample House Open Sunday.

\$3,000—21ST STREET NORTHWEST. A very neat two-story brick, 6 rooms, bath, and cellar; convenient to two lines of cars and good renting section; rented at \$20.40 per month.

\$3,850—A COZY LITTLE HOME, south front over 21 feet wide, west of 5th Street northwest, an attractive two-story brick, 6 rooms and bath; price reduced for quick sale.

\$4,650—ON S STREET NORTHWEST. Lot 24 by 126 to a 15-foot alley. A large three-story frame dwelling with good bath, cellar, and furnace heat. This house is in perfect condition and has large, airy rooms; the lot is deep, with stable in rear.

\$4,750—A VERY DESIRABLE HOME ON A POPULAR LETTEND STREET WEST OF 14TH. A two-story bay-window brick with south front; 6 pretty rooms; good bath and cellar.

\$2,850—KENTUCKY AVENUE SOUTHEAST. New modern homes; have 6 rooms, reception hall, modern bath, large heat; these are attractive little properties and can be sold on very easy terms.

\$3,600—WHITE STONE HOUSES NEAR LINCOLN PARK. Very attractive two-story and cellar homes, with large front porches; 6 rooms on two floors, good baths, large cellars, with laundry and furnace; convenient terms arranged.

\$4,000—N. C. AVENUE, NEAR 9TH STREET SOUTHEAST. A very desirable brick home, 18 feet wide, on one of the principal avenues of the southeast; has 7 rooms and bath; always rented at \$25.

\$4,150—NEAR 3D AND B STREETS NORTHEAST. Not a new house, but a good one, 20 feet wide, southern exposure, three stories, 8 rooms and bath; one of the best sections of Capitol Hill.

\$3,500—Just off Pa. Ave. S. E., a new two-family house, with all conveniences; front and rear porches. Rented for \$25.00.

\$3,100—A corner store and 6-room dwelling on Third Street southeast. Rented for \$25.00.

\$2,600—Two 7-room pressed brick houses on New Jersey Avenue. Rented for \$21.00.

\$2,000—Two 6-room bricks near 1st St. southeast. Rented for \$17.50.

\$1,300—Small brick store and dwelling, 4th St. southeast. Rented for \$10.50.

H. R. HOWENSTEIN CO.
1314 F St. N. W.